

**Responses to Board Summary and Conclusions
from
BCDC DRB / Port WDAC First Pre-Application Review on 2/26/2018**

1. *Further explore the treatment of the façades and the materials:* Facades including materials, colors and apertures have all been re-investigated.
2. *Types of materials, such as the use of the metal panels, the colors, and the board-form concrete:* Smooth white panels changed to silver ribbed metal panels. Board-formed concrete base changed to steel plate.
3. *Materiality that differentiates the new building from the historic building:* The new building has been designed to be an industrial “pier shed” rather than a white/terracotta “bulkhead building”.
4. *Open the façade, particularly on the north side to allow public to see in and through building:* The north façade has been opened up to see in and through the building.
5. *A clearer sense of what is happening inside the building.* 50% more glazing on the ground floor north façade allows view of Bosun’s room, water craft and stairs.
6. *Floating nature of the building, its technology, and services it is providing to tell its own story more dramatically.* The building will celebrate and integrate with the float structure.
7. *Think about designing it to take on the idea of the lightness of the float.* Similar to a boat or ferry, the lower floor walls will be built of steel plate in the ship yard.
8. *Make the upper roof form softer, at least an oval expression, such as the Exploratorium roof.* The roof will have a mechanical screen to emphasize the linear nature of a pier shed building.
9. *The need for individuals on the other side of the Embarcadero to look down on it.* The mechanical screen will linearly organize future PV panels and obscure rooftop mechanical units.
10. *Take the pressure off the new building by using portions of the existing building.* Extractor room removed from project. Equipment now planned to be located in the existing building. Toilet fixtures, beds, desks and shafts reduced. Generator moved to roof. Building area reduced by 8%. Building height reduced by over 2 feet.
11. *Make the historic building more graciously treated, publicly visible & accessible – Move fences back:* Fences moved 5 feet back from historic facades, and 15 feet back from Embarcadero Promenade.
12. *Make it educational inside the facility like the Exploratorium.* South pier (exterior) to be publicly accessible to provide an educational overlook.